



Snohomish County

PLANNING COMMISSION

PLANNING AND DEVELOPMENT SERVICES

3000 Rockefeller Avenue, M/S #604, Everett, WA 98201

(425) 388-3285, FAX (425) 388-3670

Clerk Email: Sally.Evans@snoco.org

SPECIAL MEETING AGENDA

Planning Commission Public Hearing

FEBRUARY 23, 2015

5:30 – 9:00 PM

Snohomish County Administration Building-East

1st Floor, Public Meeting Room 2

3000 Rockefeller Avenue, Everett, WA 98201

**NOTE: Public testimony (verbal and written)
will be taken only on the topic
listed on this agenda.**

For access to supporting documents reviewed by the Planning Commission, visit our website at <http://www.snoco.org> and enter "Planning Commission" in the search box.

A. CALL TO ORDER AND ROLL CALL

B. UNFINISHED BUSINESS

Compliance – Critical Area Regulations (CAR): Hearing*

Troy Holbrook, PDS Principal Planner, 425-388-6257, troy.holbrook@snoco.org

Randy Middaugh, PDS Principal Planner, 425-388-3311, ext. 2306, randy.middaugh@snoco.org

The Planning Commission will hold a public hearing to consider proposed development regulations regarding the review and update of the critical area regulations (CAR) as part of the Growth Management Act Compliance Review for 2015. The review of critical area regulations under RCW 36.70A.172(1) requires the inclusion of best available science (BAS) and consideration given to anadromous fisheries. The CAR update focuses on the review, evaluation, and potential revision of the following chapters of the Snohomish County Code:

- Chapter 30.62A SCC - Wetlands and Fish & Wildlife Habitat Conservation
- Chapter 30.62B SCC - Geologically Hazardous Areas
- Chapter 30.62C SCC - Critical Aquifer Recharge Areas
- Chapter 30.64 SCC - Groundwater Protection
- Chapter 30.65 SCC - Special Flood Hazard Areas

For more information see:

- [Staff Report](#) (dated February 11, 2015) with the following attachments:
 - Attachment 1 – Chapter 30.62A SCC – Wetlands and Fish and Wildlife Conservation Areas
 - Attachment 2 – Chapter 30.62B SCC – Geologic Hazard Areas
 - Attachment 3 – Chapter 30.62C SCC – Critical Aquifer Recharge Areas
 - Attachment 4 – Table of Amendments and Findings for Chapters 30.62A, 30.62B and 30.62C SCC
 - Attachment 5 – Proposed Findings and Conclusions
 - Table of Housekeeping and Consistency Amendments

***IMPORTANT NOTE:** Time on the agenda of the Planning Commission's regular meeting of February 24, 2015, is reserved, if needed, to conduct or continue deliberations on this issue. In addition, a potential Special Meeting has been tentatively scheduled for Friday, February 27, 2015, in order to continue deliberations if needed. A determination regarding whether or not to continue the CAR deliberations to February 24 or to February 27 will be made at the end of the public hearing on February 23, 2015. To find out if the deliberations are continued, check the Planning Commission page on the county's web site, or call 425-388-3311, ext. 2156.

C. ADJOURN

PLANNING COMMISSION'S RANGE OF POSSIBLE ACTIONS:

At the conclusion of its public hearing, the County Planning Commission will consider transmitting a formal recommendation to County Council concerning adoption of the ordinance. The Commission may make a recommendation to adopt or to not adopt the ordinance. The Commission's recommendation may also propose amendments to the ordinance. The Planning Commission is an advisory body and the final decision rests with County Council.

PARTY OF RECORD / PUBLIC TESTIMONY:

You may become a party of record for any specific topic that comes before the Planning Commission by submitting a written request or testimony to Sally Evans, Planning Commission Clerk, PDS, M/S 604, 3000 Rockefeller Avenue, Everett, WA 98201 or via email at Sally.Evans@snoco.org.

Please check <http://www.snoco.org> for additional information or the Snohomish County Department of Planning and Development Services, Reception Desk, 2nd Floor, County Administration Building-East, 3000 Rockefeller Avenue, Everett. For more information, call Sally Evans, Planning Commission Clerk, at 425-388-3285.

AMERICANS WITH DISABILITIES ACT NOTICE:

Snohomish County facilities are accessible. The county strives to provide access and services to all members of the public. Sign language interpreters and communication materials in alternate form will be provided upon advance request of one calendar week. Contact Katy Mitrofanova at 425-388-3311, Ext. 7119 Voice, or 425-388-3700 TDD.

Snohomish County Planning Commissioners:

Merle Ash, District 1

Ed Taft, District 1

Douglas Hannam, District 2

Tom Norcott, District 2

Simon Farretta, District 3

Darrel McLaughlin, District 3

Cheryl Stanford, District 4

Daniel Strandy, District 4

Ben Kaufman, District 5

Guy Palumbo, District 5

Angeline Fowler, Executive Appointee

Commission Staff (from Planning and Development Services (PDS) Department):

Barb Mock, Acting Commission Secretary

Sally Evans, Commission Clerk